

094.0

0001

0007.0

Map

Block

Lot

1 of 1

Residential

ARLINGTON

APPRAISED:

Total Card / Total Parcel

610,200 / 610,200

USE VALUE:

610,200 / 610,200

ASSESSED:

610,200 / 610,200


Patriot
Properties Inc.
PROPERTY LOCATION

No	Alt No	Direction/Street/City
12		AERIAL ST, ARLINGTON

OWNERSHIP

Unit #:

Owner 1: RAHNAVARD GHOLAMALI	
Owner 2: SAYOLDIN BAHAR	
Owner 3:	

Street 1: 2809 LOGWAY RD	
Street 2:	

Twn/City: VIENNA	
St/Prov: VA	Cntry
Own Occ: N	

Postal: 22181	Type:
---------------	-------

PREVIOUS OWNER

Owner 1: SHABAREKH TIMOTHY B/CHARLOTTE -	
Owner 2: -	

Street 1: 116 BRAND ST	
Twn/City: ARLINGTON	

St/Prov: MA	Cntry
Postal: 02474	

NARRATIVE DESCRIPTION

This parcel contains .121 Sq. Ft. of land mainly classified as One Family with a Old Style Building built about 1880, having primarily Aluminum Exterior and 1161 Square Feet, with 1 Unit, 1 Bath, 0 3/4 Bath, 0 HalfBath, 6 Rooms, and 3 Bdrms.

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R1	SINGLE FA	100	water		
o				Sewer		
n				Electri		
Census:				Exempt		
Flood Haz:						
D				Topo		
s				Street		
t				Gas:		

LAND SECTION (First 7 lines only)

Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Influ	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
101	One Family		5250	Sq. Ft.	Site			0	70.	1.10	5									404,250						404,300	

IN PROCESS APPRAISAL SUMMARY

IN PROCESS APPRAISAL SUMMARY								Legal Description				User Acct		
Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value			61186				61186		
101	5250.000	205,900		404,300	610,200			GIS Ref				GIS Ref		
												GIS Ref		
												Insp Date		
												02/19/19		

PREVIOUS ASSESSMENT								Parcel ID		PAT ACCT.	
Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date	
2022	101	FV	205,900	0	5,250.	404,300	610,200		Year end	12/23/2021	
2021	101	FV	200,000	0	5,250.	404,300	604,300		Year End Roll	12/10/2020	
2020	101	FV	200,100	0	5,250.	404,300	604,400		604,400 Year End Roll	12/18/2019	
2019	101	FV	215,000	0	5,250.	410,000	625,000		625,000 Year End Roll	1/3/2019	
2018	101	FV	215,000	0	5,250.	306,100	521,100		521,100 Year End Roll	12/20/2017	
2017	101	FV	215,000	0	5,250.	277,200	492,200		492,200 Year End Roll	1/3/2017	
2016	101	FV	215,000	0	5,250.	265,700	480,700		480,700 Year End	1/4/2016	
2015	101	FV	203,200	0	5,250.	225,200	428,400		428,400 Year End Roll	12/11/2014	

BUILDING PERMITS												ACTIVITY INFORMATION											
Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment	Date	Result	By	Name											
9/1/2009	800	Manual	3,927						10/5/2021	USPS	JO	Jenny O											
8/13/2008	922	New Wind	3,104 C						10/31/2019	Mail Update	JO	Jenny O											
8/1/2008	860	New Wind	12,564 C						2/19/2019	Meas/Inspect	DGM	D Mann											
									10/23/2018	Inspected	CC	Chris C											
									9/27/2018	MEAS&NOTICE	BS	Barbara S											
									3/21/2009	Inspected	197	PATRIOT											
									1/5/2009	Measured	336	PATRIOT											
									10/31/2006	MLS	MM	Mary M											
									12/4/2002	MLS	MM	Mary M											
										Sign:	VERIFICATION OF VISIT NOT DATA												

